

To the Honorable Council
 City of Norfolk, Virginia

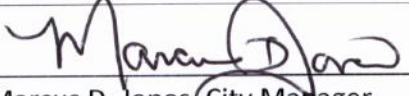
March 15, 2016

From: George M. Homewood, AICP, CFM, Planning Director

Subject: **Special Exceptions to operate a Microbrewery and for an Entertainment Establishment with alcoholic beverages – 725 Granby Street, Suite 727 – Bearded Bird Brewing Co.**

Reviewed: 
 Ronald H. Williams, Jr., Deputy City Manager

Ward/Superward: 2/6

Approved: 
 Marcus D. Jones, City Manager

Item Number: **R-2**

- I. **Staff Recommendation:** Approval.
- II. **Commission Action:** By a vote of **6 to 0**, the Planning Commission recommends **Approval**.
- III. **Request:** The following Special Exceptions:
 - a. Microbrewery
 - b. Entertainment Establishment with alcoholic beverages
- IV. **Applicant:** Bearded Bird Brewing Co.
- V. **Description:**
 - Granting this request will allow a new microbrewery, Bearded Bird Brewing Co., to open and serve alcoholic beverages to its patrons for both on-premises and off-premises consumption.
 - The applicant proposes to operate this microbrewery with entertainment.

	Proposed
Hours of Operation Microbrewery	6:00 a.m. until 2:00 a.m., Seven days a week
Hours for Entertainment and for the Sale of Alcoholic Beverages (on-premises consumption)	10:00 a.m. until 2:00 a.m., Seven days a week
Hours for the Sale of Alcoholic Beverages (off- premises consumption)	10:00 a.m. until 12:00 midnight, Seven days a week
Seating Capacity (5 floor plan options)	<ul style="list-style-type: none"> • 60 seats indoors • 18 seats outdoors • 103 total capacity
Entertainment	<ul style="list-style-type: none"> • 5 member live band • Karaoke • Comedian

	<ul style="list-style-type: none"> • Poetry reading • Art shows • Board Games • Trivia Night
Off-Premises Alcohol Types	<ul style="list-style-type: none"> • Six Packs of Specialty and Craft Beers • 12-25 oz bottles of specialty beers • 32 oz crowlers

Staff point of contact: Chris Whitney at 823-1253, chris.whitney@norfolk.gov

Attachments:

- Staff Report to CPC dated February 25, 2016 with attachments
- Proponents and Opponents
- Ordinances

Planning Commission Public Hearing: February 25, 2016

Executive Secretary: George M. Homewood, AICP, CFM

Planner: Chris Whitney, CFM

[Signature]

[Signature]

Staff Report	Item No. 11	
Address	725 Granby Street, Suite 727	
Applicant	Bearded Bird Brewing Co.	
Requests	Special Exceptions	a. Microbrewery b. Entertainment Establishment
Property Owner	Lawrence E & Linda D Bress	
Site Characteristics	Site/Building Area	8,899 sq. ft./3,606 sq. ft.
	Future Land Use Map	Downtown
	Zoning	D-4 (Downtown Arts and Design District)
	Neighborhood	Downtown
	Character District	Downtown
Surrounding Area	North	D-4: Fuzion Ink Tattoo and Body Piercing
	East	D-4: Parking Lot
	South	D-4 Bress Pawn Shop
	West	D-4: Parking Lot



A. Summary of Request

- The site is located in the Arts and Design District between Magazine Lane and Granby Street.
- Granting this request will allow a new microbrewery, Bearded Bird Brewing Co., to open and serve alcoholic beverages to its patrons for both on-premises and off-premises consumption.
 - The applicant proposes to operate this microbrewery with entertainment.
 - Bearded Bird will sell and refill growler containers ranging in size from 32 to 128 ounces, specialty and craft beers in both six-packs and single containers larger than 375 milliliters (12.6 ounces).

B. Plan Consistency

The proposed special exception is consistent with *plaNorfolk2030*, which designates this site as downtown.

C. Zoning Analysis

i. General

- The site is located in the D-4 district, which permits the proposed use by special exception.

	Proposed
Hours of Operation Microbrewery	6:00 a.m. until 2:00 a.m., Seven days a week
Hours for Entertainment and for the Sale of Alcoholic Beverages (on-premises consumption)	10:00 a.m. until 2:00 a.m., Seven days a week
Hours for the Sale of Alcoholic Beverages (off-premises consumption)	10:00 a.m. until 12:00 midnight, Seven days a week
Seating Capacity (5 floor plan options)	<ul style="list-style-type: none">• 60 seats indoors• 18 seats outdoors• 103 total capacity
Entertainment	<ul style="list-style-type: none">• 5 member live band• Karaoke• Comedian• Poetry reading• Art shows• Board Games• Trivia Night

Off-Premises Alcohol Types	<ul style="list-style-type: none"> • Six Packs of Specialty and Craft Beers • 12-25 oz bottles of specialty beers • 32 oz crowlers
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ii. Parking

- The site is located in the Downtown Character District, which requires one parking space per 250 square feet of enclosed building area for an entertainment establishment.
- This location was previously used as a pawnshop that operated with on-street parking on Starke Street.
 - Parking demand for the proposed microbrewery and entertainment uses can be accommodated by the above on-street parking options as well as by nearby parking at the Harrison Opera House and Cedar Grove (Cruise Norfolk) lots.

iii. Flood Zone

- The property is located in the AE Flood Zone, which is a high-risk flood zone.
- The portion of the property in the AE Flood Zone has a required Base Flood Elevation (BFE); any development of the property will have to be elevated, or flood-proofed, to the BFE plus three feet of freeboard.

D. **Transportation Impacts**

- Institute of Transportation Engineers (ITE) figures estimate that this microbrewery will generate 135 new vehicle trips per day
- Based upon ITE data, the prior retail use of the site would be expected to generate 155 weekday trips while the proposed new microbrewery would be expected to generate 290 trips on weekdays.
- The site is near transit services with Hampton Roads Transit bus routes 1 (Granby) and 3 (Chesapeake) operating near the site.
- Granby Street adjacent to the site is an identified priority corridor in the City of Norfolk Bicycle and Pedestrian Strategic Plan.

E. **Historic Resources Impacts**

The building located on this site is a contributing structure in the Norfolk Auto Row Historic District.

F. **Public Schools Impacts**

The site is located in the Taylor Elementary School, the Blair Middle School and Maury High School districts.

G. **Environmental Impacts**

- There are currently no opportunities for landscaping site improvements to this existing site.
- There was one call for service made for this site over the past year, with no arrests made.

H. Surrounding Area/Site Impacts

By requiring this use to conform to the conditions listed below, the proposed microbrewery and entertainment establishment should not have a negative effect on the surrounding neighborhood.

I. Payment of Taxes

The owner of the property is current on all real estate taxes.

J. Civic League

Notice was sent to the Downtown Norfolk Civic League and Downtown Norfolk Council on January 13th.

K. Communication Outreach/Notification

- Legal notice was posted on the property on January 19.
- Letters were mailed to all property owners within 300 feet of the property on February 10.
- Legal notification was placed in *The Virginian-Pilot* on February 11 and 18.

L. Recommendation

Staff recommends **approval** of the special exception request subject to all of the following conditions:

Microbrewery Conditions

- a. The hours of operation for the establishment shall be limited to 6:00 a.m. until 2:00 a.m. the following morning, seven days a week. The establishment shall not be open to the public outside of the hours of operation listed herein.
- b. The hours for the sale of alcoholic beverages for on-premises and off-premises consumption shall be from 10:00 a.m. until 2:00 a.m. the following morning, seven days a week.
- c. The seating for the establishment shall not exceed 60 seats indoors, 18 seats outdoors, and the total occupant capacity, including employees, shall not exceed 103 people. The use authorized by this Special Exception shall not commence until a certificate of occupancy reflecting these limits has been issued by the Department of Planning.
- d. There shall be no dancing, and no dance floor provided.
- e. No smoking shall be permitted anywhere in the outdoor dining area.
- f. No portion of any outdoor dining shall be enclosed and any covering must leave the dining space open on at least three sides and no portion of the outdoor dining area shall be heated or cooled.

- g. This special exception shall terminate in the event of a change in ownership of the facility and may be revoked in the event of a change in the operation of the facility as described in the Description of Operations set forth in "Exhibit A," attached hereto, provided that no termination in the event of a change in ownership of the facility shall be effective until 120 days after the change or until a new special exception is granted showing the new owner, whichever is earlier.
- h. The business authorized by this Special Exception shall be conducted in accordance with the Description of Operations set forth in "Exhibit A," attached hereto. The representations made in "Exhibit A" shall be binding upon all owners, operators and managers who operate and/or manage the premises covered by this Special Exception. Should any owner, operator or manager desire to operate the business in a manner different than as represented in "Exhibit A," a new Special Exception must be obtained prior to any such change. Where any limitation or representation contained in "Exhibit A" is inconsistent with any condition of this ordinance, the conditions of this ordinance shall govern.
- i. No alcoholic beverages other than beer, ale, or other fermented malt beverages shall be sold.
- j. The only alcoholic beverages that may be sold for off-premises consumption are those produced on site.
- k. No alcoholic beverage having more than 21% alcohol by volume shall be sold for off-premises consumption.
- l. All beer sold for off premises consumption shall be in a package containing a minimum of four (4) bottles or cans or shall be in a single fillable or refillable container of at least 32 oz. capacity. However, bottled craft beers that are exclusively produced in bottles greater than 12 ounces but less than 32 ounces in size shall not be subject to this limitation.
- m. The facility shall maintain a current, active business license at all times while in operation.
- n. The establishment shall remain current on all food and beverages taxes and other local taxes which may become due while it is in operation.
- o. Dumpsters shall be gated and not visible from any public right-of-way, and will be screened with masonry walls that complement the existing building.

- p. During all hours of operation, the establishment operator shall be responsible for maintaining those portions of public rights-of-way improved by sidewalk and portions of any parking lot adjacent to the premises regulated by the Special Exception so as to keep such areas free of litter, refuse, solid waste, and any bodily discharge.
- q. The establishment shall maintain a designated driver program which shall provide, at minimum, that designated drivers may be served non-alcoholic beverages at no charge. The establishment shall describe the program in writing and its availability shall be made known to patrons via either a printed card placed on each table and on the bar or a description printed on the menu.
- r. The violation of any requirement, limitation, or restriction imposed by the Virginia ABC Commission shall be deemed a violation of this Special Exception. This Special Exception may be revoked for any violation of a general or specific condition, including a condition incorporated by reference and including a condition arising from requirements, limitations, or restrictions imposed by the ABC Commission or by Virginia law.
- s. A copy of this Special Exception ordinance and "Exhibit A" shall be available on site at all times for inspection, and a notice indicating that this Special Exception ordinance and all amendments are kept on the premises and are available for review by any member of the general public shall be posted in a visible location. The notice shall also contain information on where and how to report violations of conditions and shall include the address of the zoning administrator.
- t. An ABC manager, employed and compensated by the applicant, shall be present at all events held on the premises. This manager shall supervise the event at all times. The ABC manager shall be present on the premises at least one hour prior to the beginning of the event and shall remain on the premises until the event is concluded and the establishment is secured and locked. If alcohol is not served or consumed, a responsible supervisor, employed and compensated by the applicant, shall perform this function.
- u. In addition to the ABC manager or supervisor, the applicant shall provide such additional paid staff as may be necessary to coordinate, supervise, and manage any event held on the premises.

Entertainment Establishment Conditions

- a. The hours of operation for the establishment, for the sale of alcoholic beverages, and for entertainment shall be limited to 10:00 a.m. until 2:00 a.m., seven days a week. No use of the establishment outside of the hours of operation listed herein shall be permitted.
- b. The seating for the establishment shall not exceed 60 seats indoors, 18 seats outdoors, and the total occupant capacity, including employees, shall not exceed 103 people. The use authorized by this special exception shall not commence until a certificate of occupancy reflecting these limits has been issued by the Department of Planning.
- c. No smoking shall be permitted anywhere in the outdoor [and rooftop] dining area[s].
- d. No portion of any outdoor dining shall be enclosed and any covering must leave the dining space open on at least three sides and no portion of the outdoor dining area shall be heated or cooled.
- e. This special exception shall terminate in the event of a change in ownership of the establishment and may be revoked in the event of a change in the operation or management of the establishment as described in the Description of Operations set forth in "Exhibit A," attached hereto, provided that no termination in the event of a change in ownership of the establishment shall be effective until 120 days after the change or until a new special exception is granted showing the new owner, whichever is earlier. Notwithstanding the above, no violation of this condition shall be deemed to have occurred if the only change in management is a result of one or more of the members of the management team identified in the Description of Operations ceasing to work at the establishment.
- f. Entertainment shall be limited to live bands having no more than 5 members, karaoke, comedians, poetry readings, art shows, board games, and trivia night. No other form of entertainment is permitted.
- g. There shall be no dancing and no dance floor provided.
- h. The layout of the establishment shall adhere to the specifications of the floor plans attached hereto and marked as "Exhibit B."
- i. No door to the establishment which opens onto or faces a public right-of-way shall be propped open during any time that entertainment is being provided.

- j. The establishment shall maintain a current, active business license at all times while in operation.
- k. The establishment shall remain current on all food and beverages taxes and business personal property taxes which may become due while it is in operation.
- l. No public telephone(s) shall be permitted on the exterior of the property. Any public phone(s) on the interior of the building shall be located in an area within full view of the establishment's staff and shall not be permitted within any restroom.
- m. During all hours of operation, the establishment operator shall be responsible for maintaining those portions of public rights-of-way improved by sidewalk and portions of any parking lot adjacent to the premises regulated by the special exception so as to keep such areas free of litter, refuse, solid waste, and any bodily discharge.
- n. The establishment shall maintain a designated driver program which shall provide, at minimum, that designated drivers may be served non-alcoholic beverages at no charge. The establishment shall describe the program in writing and its availability shall be made known to patrons via either a printed card placed on each table and on the bar or a description printed on the menu.
- o. A menu shall be provided containing an assortment of foods which shall be made available at all times the establishment is open. A food menu and full dining service shall be available at the bar.
- p. The business authorized by this special exception shall be conducted in accordance with the Description of Operations set forth in "Exhibit A," attached hereto. The representations made in "Exhibit A" shall be binding upon all owners, operators and managers who operate and/or manage the premises covered by this special exception. Should any owner, operator or manager desire to operate the business in a manner different than as represented in "Exhibit A," a new special exception must be obtained prior to implementing such change. Where any limitation or representation contained in "Exhibit A" is inconsistent with any condition of this ordinance, the conditions of this ordinance shall govern.
- q. The violation of any requirement, limitation, or restriction imposed by the Virginia ABC Commission shall be deemed a violation of this special exception. This special exception may be revoked for any violation of a general or specific condition, including a condition incorporated by

reference and including a condition arising from requirements, limitations, or restrictions imposed by the ABC Commission or by Virginia law.

- r. Neither the establishment nor any portion of it shall be leased, let, or used by any third party to stage an event for profit. No outside promoter shall be permitted to use, operate, rent, or host any event on the premises.
- s. An ABC manager, employed and compensated by the applicant, shall be present at all events held on the premises. This manager shall supervise the event at all times. The ABC manager shall be present on the premises at least one hour prior to the beginning of the event and shall remain on the premises until the event is concluded and the establishment is secured and locked. If alcohol is not served or consumed, a responsible supervisor, employed and compensated by the applicant, shall perform this function.
- t. In addition to the ABC manager or supervisor the applicant shall provide such additional paid staff as may be necessary to coordinate, supervise, and manage any event held on the premises.
- u. The establishment manager shall notify the Commissioner of the Revenue no less than 72 hours prior to the commencement of any event at which a cover charge is to be collected.
- v. A binder or folder containing documentation relating to the operation of the establishment shall be kept on the premises at all times and shall be produced upon request made by any person. For purposes of this section, the documentation relating to the operation of the establishment shall include copies of the following:
 - (1) This special exception;
 - (2) Any ABC license(s);
 - (3) Any occupancy permit(s);
 - (4) Certifications of all persons who work on the premises as a security guard;
 - (5) All fire code certifications, including alarm and sprinkler inspection records;
 - (6) Any health department permit(s);

- (7) The emergency action plan required under the Fire Prevention Code;
 - (8) The names, addresses, and phone numbers of all persons who manage or supervise the establishment at any time;
 - (9) The establishment's designated driver program; and
 - (10) The establishment's Security Plan.
- w. The business shall provide in-house security or retain the services of a licensed security firm to provide security services at a rate of one security guard per 50 guest occupants on the property whenever occupancy shall exceed 77 people or when otherwise required by at least 36 hours prior written notice of the Fire Marshal, Chief of Police, or any designee of either. After 8:00 p. m. each Friday and Saturday as well as during special events, a security supervisor certified either in the Responsible Hospitality Training course offered by the City of Norfolk or in accordance with the requirements of the Virginia Department of Criminal Justice Services shall be present on the property.
- x. The written security plan submitted to the City as part of the application for this special exception and on file with the Department of Planning shall remain in full force and effect at all times while the establishment is in operation.

Attachments

Location Map

Zoning Map

1000' radii map of similar ABC establishments and Norfolk Public Schools

Application

Notice to the Downtown Norfolk Civic League and Downtown Norfolk Council

Proponents and Opponents

Proponents

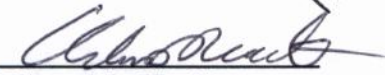
Joseph Cloonan – Applicant
727 Granby Street
Norfolk, VA 23509

Scott Moran – Applicant
727 Granby Street
Norfolk, VA 23509

Opponents

None

Form and Correctness Approved: 

By 
Office of the City Attorney

Contents Approved:

By 
DEPT.

NORFOLK, VIRGINIA

ORDINANCE No.

AN ORDINANCE GRANTING A SPECIAL EXCEPTION TO PERMIT THE OPERATION OF A MICROBREWERY NAMED "BEARDED BIRD BREWING COMPANY" ON PROPERTY LOCATED AT 725 GRANBY STREET, SUITE 727.

- - -

BE IT ORDAINED by the Council of the City of Norfolk:

Section 1:- That a Special Exception is hereby granted to Bearded Bird Brewing Co. authorizing the operation of a microbrewery named as "Bearded Bird Brewing Company" on property located at 727 Granby Street, Suite 727. The property which is the subject of this Special Exception is more fully described as follows:

Property fronting 43 feet, more or less, along the western line of Granby Street beginning 230 feet, more or less, from the northern line of East Brambleton Avenue and extending northwardly; property also fronts 43 feet, more or less, along the eastern line of Magazine Lane; premises numbered 725 Granby Street, Suite 727.

Section 2:- That the Special Exception granted hereby shall be subject to the following conditions:

- (a) The hours of operation for the establishment shall be limited to 6:00 a.m. until 2:00 a.m. the following morning, seven days per week. The establishment shall not be open to the public outside of the hours of operation listed herein.
- (b) The hours for the sale of alcoholic beverages for off-premises consumption shall be limited to 10:00 a.m. until 2:00 a.m. the following morning, seven days per week.
- (c) The seating for the establishment shall not exceed 60 seats indoors, 18 seats outdoors, and the total

occupant capacity, including employees, shall not exceed 103 people. The use authorized by this Special Exception shall not commence until a certificate of occupancy reflecting these limits has been issued by the Department of Planning.

- (d) There shall be no entertainment, no dancing, and no dance floor provided, except as may be authorized by a special exception permitting the operation of an entertainment establishment granted to the same operator as holds this special exception.
- (e) No smoking shall be permitted in any outdoor dining area.
- (f) No portion of the outdoor dining area shall be enclosed and any covering must leave the dining space with open ventilation on at least three sides.
- (g) This special exception shall terminate in the event of a change in ownership of the facility and may be revoked in the event of a change in the operation of the facility as described in the Description of Operations set forth in "Exhibit A," attached hereto, provided that no termination in the event of a change in ownership of the facility shall be effective until 120 days after the change or until a new special exception is granted showing the new owner, whichever is earlier.
- (h) The business authorized by this Special Exception shall be conducted in accordance with the Description of Operations set forth in "Exhibit A," attached hereto. The representations made in "Exhibit A" shall be binding upon all owners, operators and managers who operate and/or manage the premises covered by this Special Exception. Should any owner, operator or manager desire to operate the business in a manner different than as represented in "Exhibit A," a new Special Exception must be obtained prior to any such change. Where any limitation or representation contained in "Exhibit A" is inconsistent with any condition of this ordinance, the conditions of this ordinance shall govern.

- (i) No alcoholic beverages other than beer, ale, or other fermented malt beverages shall be sold.
- (j) The only alcoholic beverages that may be sold for off-premises consumption are those produced on site.
- (k) No alcoholic beverage having more than 21% alcohol by volume shall be sold for off-premises consumption.
- (l) All beer sold for off premises consumption shall be in a package containing a minimum of four (4) bottles or cans or shall be in a single fillable or refillable container of at least 32 oz. capacity. However, bottled craft beers that are exclusively produced in bottles greater than 12 ounces but less than 32 ounces in size shall not be subject to this limitation.
- (m) The facility shall maintain a current, active business license at all times while in operation.
- (n) The establishment shall remain current on all food and beverages taxes and other local taxes which may become due while it is in operation.
- (o) All dumpsters shall be gated and not visible from any public right-of-way, and will be screened with masonry walls that complement the existing building.
- (p) During all hours of operation, the establishment operator shall be responsible for maintaining those portions of public rights-of-way improved by sidewalk and portions of any parking lot adjacent to the premises regulated by the Special Exception so as to keep such areas free of litter, refuse, and both liquid and solid waste.
- (q) The establishment shall maintain a designated driver program which shall provide, at minimum, that designated drivers may be served non-alcoholic beverages at no charge. The establishment shall describe the program in writing and its availability shall be made known to patrons via

either a printed card placed on each table and on the bar or a description printed on the menu.

- (r) The violation of any requirement, limitation, or restriction imposed by the Virginia ABC Commission shall be deemed a violation of this Special Exception. This Special Exception may be revoked for any violation of a general or specific condition, including a condition incorporated by reference and including a condition arising from requirements, limitations, or restrictions imposed by the ABC Commission or by Virginia law.
- (s) A copy of this Special Exception ordinance and "Exhibit A" shall be available on site at all times for inspection, and a notice indicating that this Special Exception ordinance and all amendments are kept on the premises and are available for review by any member of the general public shall be posted in a visible location. The notice shall also contain information on where and how to report violations of conditions and shall include the address of the zoning administrator.
- (t) An ABC manager, employed and compensated by the applicant, shall be present at all events held on the premises. This manager shall supervise the event at all times. The ABC manager shall be present on the premises at least one hour prior to the beginning of the event and shall remain on the premises until the event is concluded and the establishment is secured and locked. If alcohol is not served or consumed, a responsible supervisor, employed and compensated by the applicant, shall perform this function.
- (u) In addition to the ABC manager or supervisor, the applicant shall provide such additional paid staff as may be necessary to coordinate, supervise, and manage any event held on the premises.

Section 3:- That the City Council hereby determines that the Special Exception granted herein complies with each of the requirements of § 25-7 of the Zoning Ordinance of the City of Norfolk, 1992 (as amended), namely that:

- (a) The proposed use and development will be in harmony

with the objectives and policies of the adopted General Plan of Norfolk and with the general and specific purposes for which this ordinance was enacted and for which the regulations of the district in question were established;

- (b) The proposed use and development will not substantially diminish or impair the value of the property within the neighborhood in which it is located;
- (c) The proposed use and development will not have an adverse effect upon the character of the area or the public health, safety and general welfare. Conditions may be applied to the proposed use and development, as specified in section 25-8 below, to mitigate potential adverse impacts;
- (d) The proposed use and development will be constructed, arranged and operated so as not to interfere with the use and development of neighboring property in accordance with the applicable district regulations;
- (e) The proposed use and development will be served adequately by essential public facilities and services such as streets, public utilities, drainage structures, police and fire protection, refuse disposal, parks, libraries, and schools;
- (f) The proposed use and development will not cause undue traffic congestion nor draw significant amounts of traffic through residential streets;
- (g) The proposed use and development will not result in the destruction, loss or damage of natural, scenic or historic features of significant importance;
- (h) The proposed use and development will not cause substantial air, water, soil or noise pollution or other types of pollution which cannot be mitigated;
- (i) The proposed use and development will not cause a negative cumulative effect, when its effect is considered in conjunction with the cumulative effect of various special exception uses of all types on the immediate neighborhood and the effect

of the proposed type of special exception use on the city as a whole;

- (j) The proposed use and development complies with all additional standards imposed on it by the particular provisions of the ordinance authorizing such use; and
- (k) No application for a special exception shall be recommended or granted until any and all delinquent real estate taxes owed to the City of Norfolk on the subject property have been paid.

Section 4:- That this ordinance shall be in effect from the date of its adoption.

ATTACHMENT:

Exhibit A (2 pages)



EXHIBIT "A"
Description of Operations
Brewery/Microbrewery/Brewpub

Date of Application: 1/8/16

Name of business: BEARDED BIRD BREWING

Address of business: 727 GRANBY STREET

Name(s) of business owner(s)*: JOSEPH CLOONAN

Name(s) of property owner(s)*: LAURENCE BRESS

Name(s) of business manager(s)/operator(s): JOSEPH CLOONAN

Daytime telephone number (757): 292-6367

*If business or property owner is partnership, all partners must be listed.

*If business or property owner is an LLC or Corporation, all principals must be listed.

1. Proposed Hours of open to the public:

ABC Off-Premises Sales

(Only for alcohol brewed on-site)

Weekday From 10:00AM To 12:00AM

Friday From 10:00AM To 12:00AM

Saturday From 10:00AM To 12:00AM

Sunday From 10:00AM To 12:00AM
(Brewing operations permitted 24-hours)

On-Premises Alcohol Sales (other than tastings)

(Only for Microbrewery/Brewpub)

Weekday From 10:00AM To 2:00AM

Friday From 10:00AM To 2:00AM

Saturday From 10:00AM To 2:00AM

Sunday From 10:00AM To 2:00AM

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508

Norfolk, Virginia 23510

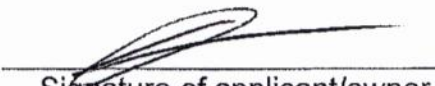
Telephone (757) 664-4752 Fax (757) 441-1569

(Revised January, 2016)

Brewery/Microbrewery/Brewpub

3. As a general rule, the City does not approve selling beer in a single-sized serving container or selling wine in a bottle that is less than 375 milliliters. If you are seeking approval to sell servings that do not meet these criteria, please explain your justification as well as indicate what sizes you would sell:

THE BREWERY WILL OFFER GROWLER FILLS, GROWERS
VARY IN SIZE FROM 32 OZ TO 128 OZ. THESE GLASS BOTTLES
ARE USED AS A WAY TO SELL
FRESH BEER FROM THE TAP
RATHER THAN BOTTLES OR CANS


Signature of applicant/owner

WE WILL ALSO OFFER 22 OZ BOTTLES, 750ml BOTTLES, 12 OZ BOTTLE BEERS,
32 OZ CROWLERS, THESE ARE USED FOR SALE OF SPECIAL BEERS
AS WELL AS NORMALLY OFFERED BEERS.

OTHER SIZED CONTAINERS MAY BE OFFERED OR USED
IF APPROVED BY THE PROPER AUTHORITIES.

DRAFT BEER WILL BE SOLD IN 16 OZ PINTS FOR
BEER WITH AN ABV OF 8.5% OR LESS AND IN 10 OZ
GLASSES FOR BEERS WITH AN ABV OF GREATER THAN 8.5%
2-4 OZ SAMPLES WILL BE SERVED AS PART OF TASTING
FLIGHTS.

DEPARTMENT OF CITY PLANNING

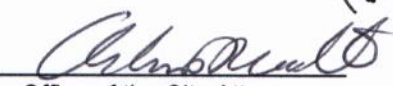
810 Union Street, Room 508

Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

(Revised January, 2016)

Form and Correctness Approved:

By 
Office of the City Attorney

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DEPT.

NORFOLK, VIRGINIA

ORDINANCE No.

AN ORDINANCE GRANTING A SPECIAL EXCEPTION TO OPERATE AN ENTERTAINMENT ESTABLISHMENT WITH ALCOHOLIC BEVERAGES KNOWN AS "BEARDED BIRD BREWING COMPANY" ON PROPERTY LOCATED AT 725 GRANBY STREET, SUITE 727.

- - -

BE IT ORDAINED by the Council of the City of Norfolk:

Section 1:- That a Special Exception is hereby granted to Bearded Bird Brewing Co. authorizing the operation of an entertainment establishment with alcoholic beverages named "Bearded Bird Brewing Company" on property located at 725 Granby Street, Suite 727. The property which is the subject of this Special Exception is more fully described as follows:

Property fronting 43 feet, more or less, along the western line of Granby Street beginning 230 feet, more or less, from the northern line of East Brambleton Avenue and extending northwardly, property also fronts 43 feet, more or less, along the eastern line of Magazine Lane; premises numbered 725 Granby Street, Suite 727.

Section 2:- That the Special Exception granted hereby shall be subject to the following conditions:

- (a) The hours of operation for the sale of alcoholic beverages for on-premises consumption and for entertainment shall be limited to 10:00 a.m. until 2:00 a.m. the following morning, seven days per week. No use of the establishment outside of the hours of operation listed herein shall be permitted.
- (b) The seating for the establishment shall not exceed 60 seats indoors, 18 seats outdoors, and the total occupant capacity, including employees, shall not exceed 103 people. The use authorized by this special exception shall not commence until a certificate of occupancy reflecting these limits

has been issued by the Department of Planning.

- (c) No smoking shall be permitted in any outdoor dining area.
- (d) No portion of the outdoor dining area shall be enclosed and any covering must leave the dining space with open ventilation on at least three sides.
- (e) This special exception shall terminate in the event of a change in ownership of the establishment and may be revoked in the event of a change in the operation or management of the establishment as described in the Description of Operations set forth in "Exhibit A," attached hereto, provided that no termination in the event of a change in ownership of the establishment shall be effective until 120 days after the change or until a new special exception is granted showing the new owner, whichever is earlier. Notwithstanding the above, no violation of this condition shall be deemed to have occurred if the only change in management is a result of one or more of the members of the management team identified in the Description of Operations ceasing to work at the establishment.
- (f) Entertainment shall be limited to live bands having no more than five (5) members, karaoke, comedians, poetry readings, art shows, board games, and trivia. No other form of entertainment is permitted.
- (g) There shall be no dancing and no dance floor provided.
- (h) The layout of the establishment shall adhere to the specifications of the floor plans attached hereto and marked as "Exhibit B."
- (i) No door to the establishment which opens onto or faces a public right-of-way shall be propped open during any time that entertainment is being provided.
- (j) The establishment shall maintain a current, active business license at all times while in operation.

- (k) The establishment shall remain current on all food and beverages taxes and business personal property taxes which may become due while it is in operation.
- (l) No public telephone(s) shall be permitted on the exterior of the property. Any public phone(s) on the interior of the building shall be located in an area within full view of the establishment's staff and shall not be permitted within any restroom.
- (m) During all hours of operation, the establishment operator shall be responsible for maintaining those portions of public rights-of-way improved by sidewalk and portions of any parking lot adjacent to the premises regulated by the special exception so as to keep such areas free of litter, refuse, and both solid and liquid waste.
- (n) The establishment shall maintain a designated driver program which shall provide, at minimum, that designated drivers may be served non-alcoholic beverages at no charge. The establishment shall describe the program in writing and its availability shall be made known to patrons via either a printed card placed on each table and on the bar or a description printed on the menu.
- (o) The business authorized by this special exception shall be conducted in accordance with the Description of Operations set forth in "Exhibit A," attached hereto. The representations made in "Exhibit A" shall be binding upon all owners, operators and managers who operate and/or manage the premises covered by this special exception. Should any owner, operator or manager desire to operate the business in a manner different than as represented in "Exhibit A," a new special exception must be obtained prior to implementing such change. Where any limitation or representation contained in "Exhibit A" is inconsistent with any condition of this ordinance, the conditions of this ordinance shall govern.
- (p) The violation of any requirement, limitation, or restriction imposed by the Virginia ABC Commission

shall be deemed a violation of this special exception. This special exception may be revoked for any violation of a general or specific condition, including a condition incorporated by reference and including a condition arising from requirements, limitations, or restrictions imposed by the ABC Commission or by Virginia law.

- (q) Neither the establishment nor any portion of it shall be leased, let, or used by any third party to stage an event for profit. No outside promoter shall be permitted to use, operate, rent, or host any event on the premises.
- (r) An ABC manager, employed and compensated by the applicant, shall be present at all events held on the premises. This manager shall supervise the event at all times. The ABC manager shall be present on the premises at least one hour prior to the beginning of the event and shall remain on the premises until the event is concluded and the establishment is secured and locked. If alcohol is not served or consumed, a responsible supervisor, employed and compensated by the applicant, shall perform this function.
- (s) In addition to the ABC manager or supervisor the applicant shall provide such additional paid staff as may be necessary to coordinate, supervise, and manage any event held on the premises.
- (t) The establishment manager shall notify the Commissioner of the Revenue no less than 72 hours prior to the commencement of any event at which a cover charge is to be collected.
- (u) A binder or folder containing documentation relating to the operation of the establishment shall be kept on the premises at all times and shall be produced upon request made by any person. For purposes of this section, the documentation relating to the operation of the establishment shall include copies of the following:
 - (1) This special exception;
 - (2) Any ABC license(s);

- (3) Any occupancy permit(s);
 - (4) Certifications of all persons who work on the premises as a security guard;
 - (5) All fire code certifications, including alarm and sprinkler inspection records;
 - (6) Any health department permit(s);
 - (7) The emergency action plan required under the Fire Prevention Code;
 - (8) The names, addresses, and phone numbers of all persons who manage or supervise the establishment at any time;
 - (9) The establishment's designated driver program; and
 - (10) The establishment's Security Plan.
- (v) The business shall provide in-house security or retain the services of a licensed security firm to provide security services at a rate of one security guard per 50 guest occupants on the property whenever occupancy shall exceed 77 people or when otherwise required by at least 36 hours prior written notice of the Fire Marshal, Chief of Police, or any designee of either. After 8:00 p. m. each Friday and Saturday as well as during special events, a security supervisor certified either in the Responsible Hospitality Training course offered by the City of Norfolk or in accordance with the requirements of the Virginia Department of Criminal Justice Services shall be present on the property.
- (w) The written security plan submitted to the City as part of the application for this special exception and on file with the Department of Planning shall remain in full force and effect at all times while the establishment is in operation.

Section 3:- That the City Council hereby determines that the Special Exception granted herein complies with each of the

requirements of § 25-7 of the Zoning Ordinance of the City of Norfolk, 1992 (as amended), namely that:

- (a) The proposed use and development will be in harmony with the objectives and policies of the adopted General Plan of Norfolk and with the general and specific purposes for which this ordinance was enacted and for which the regulations of the district in question were established;
- (b) The proposed use and development will not substantially diminish or impair the value of the property within the neighborhood in which it is located;
- (c) The proposed use and development will not have an adverse effect upon the character of the area or the public health, safety and general welfare. Conditions may be applied to the proposed use and development, as specified in section 25-8 below, to mitigate potential adverse impacts;
- (d) The proposed use and development will be constructed, arranged and operated so as not to interfere with the use and development of neighboring property in accordance with the applicable district regulations;
- (e) The proposed use and development will be served adequately by essential public facilities and services such as streets, public utilities, drainage structures, police and fire protection, refuse disposal, parks, libraries, and schools;
- (f) The proposed use and development will not cause undue traffic congestion nor draw significant amounts of traffic through residential streets;
- (g) The proposed use and development will not result in the destruction, loss or damage of natural, scenic or historic features of significant importance;
- (h) The proposed use and development will not cause substantial air, water, soil or noise pollution or other types of pollution which cannot be mitigated;
- (i) The proposed use and development will not cause a

negative cumulative effect, when its effect is considered in conjunction with the cumulative effect of various special exception uses of all types on the immediate neighborhood and the effect of the proposed type of special exception use on the city as a whole;

- (j) The proposed use and development complies with all additional standards imposed on it by the particular provisions of the ordinance authorizing such use; and
- (k) No application for a special exception shall be recommended or granted until any and all delinquent real estate taxes owed to the City of Norfolk on the subject property have been paid.

Section 4:- That this ordinance shall be in effect from the date of its adoption.

ATTACHMENTS:

Exhibit A (4 pages)

Exhibit B (2 pages)

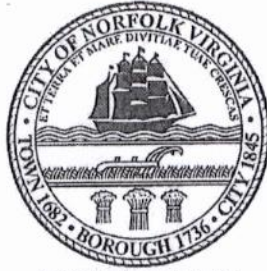


EXHIBIT "A"
Description of Operations
Entertainment Establishment
(Please Print)

Date 1/8/16

Trade name of business BEARDED BIRD BREWING

Address of business 727 GRANBY STREET

Name(s) of business owner(s)* JOSEPH CLOONAN BEARDED BIRD BREWING CO.

Name(s) of property owner(s)* LAWRENCE BRESS

Name(s) of business manager(s)/operator(s) JOSEPH CLOONAN

Daytime telephone number (757) 292 6367

*If business or property owner is a partnership, all partners must be listed.

*If business or property owner is an LLC or Corporation, all principals must be listed.

1. Proposed Hours of Operation:

Facility	Alcoholic Beverage Sales and Entertainment
Weekday From <u>06:00 AM</u> To <u>02:00 AM</u>	Weekday From <u>10:00 AM</u> To <u>2:00 AM</u>
Friday From <u>6:00 AM</u> To <u>2:00 AM</u>	Friday From <u>10:00 AM</u> To <u>2:00 AM</u>
Saturday From <u>6:00 AM</u> To <u>2:00 AM</u>	Saturday From <u>10:00 AM</u> To <u>2:00 AM</u>
Sunday From <u>6:00 AM</u> To <u>2:00 AM</u>	Sunday From <u>10:00 AM</u> To <u>2:00 AM</u>

2. Type of ABC license applied for (check all applicable boxes):

☒ On-Premises ☒ Off-Premises (second application required)

3. Type of alcoholic beverage applied for:

☒ Beer ☐ Wine ☐ Mixed Beverage

Exhibit A – Page 2
Entertainment Establishment

4. Will video games, pool tables, game boards or other types of games be provided?
☒ Yes (If more than 4, additional application required) ☐ No

4a If yes, please describe type and number of each game to be provided:

BOARD GAMES, FOOTBALL TABLE, PING PONG TABLE, CORNHOLE

5. Will patrons ever be charged to enter the establishment?
☒ Yes ☐ No

5a. If yes, why:

ONLY DURING SPECIAL EVENTS FOR NORMAL
OPERATIONS, NO CHARGE FOR ENTRY

- 5b. Which days of the week will there be a cover charge (circle all applicable days):

Monday Tuesday Wednesday Thursday Friday
Saturday Sunday

6. Will the facility or a portion of the facility be available for private parties?
☒ Yes ☐ No

6a. If yes, explain:

PEOPLE CAN RESERVE SPACE FOR PARTIES

7. Will a third party (promoter) be permitted to lease, let or use the establishment?
☐ Yes ☒ No

7a. If yes, explain:


8. Will there ever be a minimum age limit?
☐ Yes ☒ No

Exhibit A – Page 3
Entertainment Establishment

9. Additional comments/description/operational characteristics or prior experience:

WE WOULD LIKE TO HOST ART EXHIBITIONS / SHOWS FOR LOCAL
ARTISTS OR WITH LOCAL UNIVERSITIES ALONG WITH MUSIC OR MOVIE NIGHTS

Note: If smoking is permitted, then floor plans must be submitted showing all necessary building requirements for such facility



Signature of Applicant

**Exhibit A – Floor Plan(s) Worksheet
Entertainment Establishment**

- Complete this worksheet based for each floor plan submitted with application.
- Floor plan(s) must be prepared by a registered design professional and include:
 - Tables/seats
 - Restroom facilities
 - Bar
 - Ingress and egress
 - Standing room
 - Disc Jockey/Band/Entertainment area)
 - Outdoor seating
 - Total maximum capacity (including employees)

1. Total capacity

a. Indoor

Number of seats (not including bar seats)

Number of bar seats

Standing room

52
8
20

b. Outdoor

Number of seats

14

c. Number of employees

5

Total Occupancy

(Indoor/Outdoor seats, standing room and employees) = 103

2. Entertainment

List ANY type of entertainment proposed other than a 5 member live band, karaoke, comedian, or poetry reading.

ART SHOWS, MUSIC, BOARD GAME OR TRIVIA NIGHT

3. Will a dance floor be provided?

☐ Yes ☒ No

3a. If yes,

Square footage of establishment _____

Square footage of dance floor _____

- If a disc jockey is proposed, a dance floor must be provided.
- If the dance floor is more than 10% of the square footage of the establishment, a Dance Hall permit is required.

DEPARTMENT OF CITY PLANNING

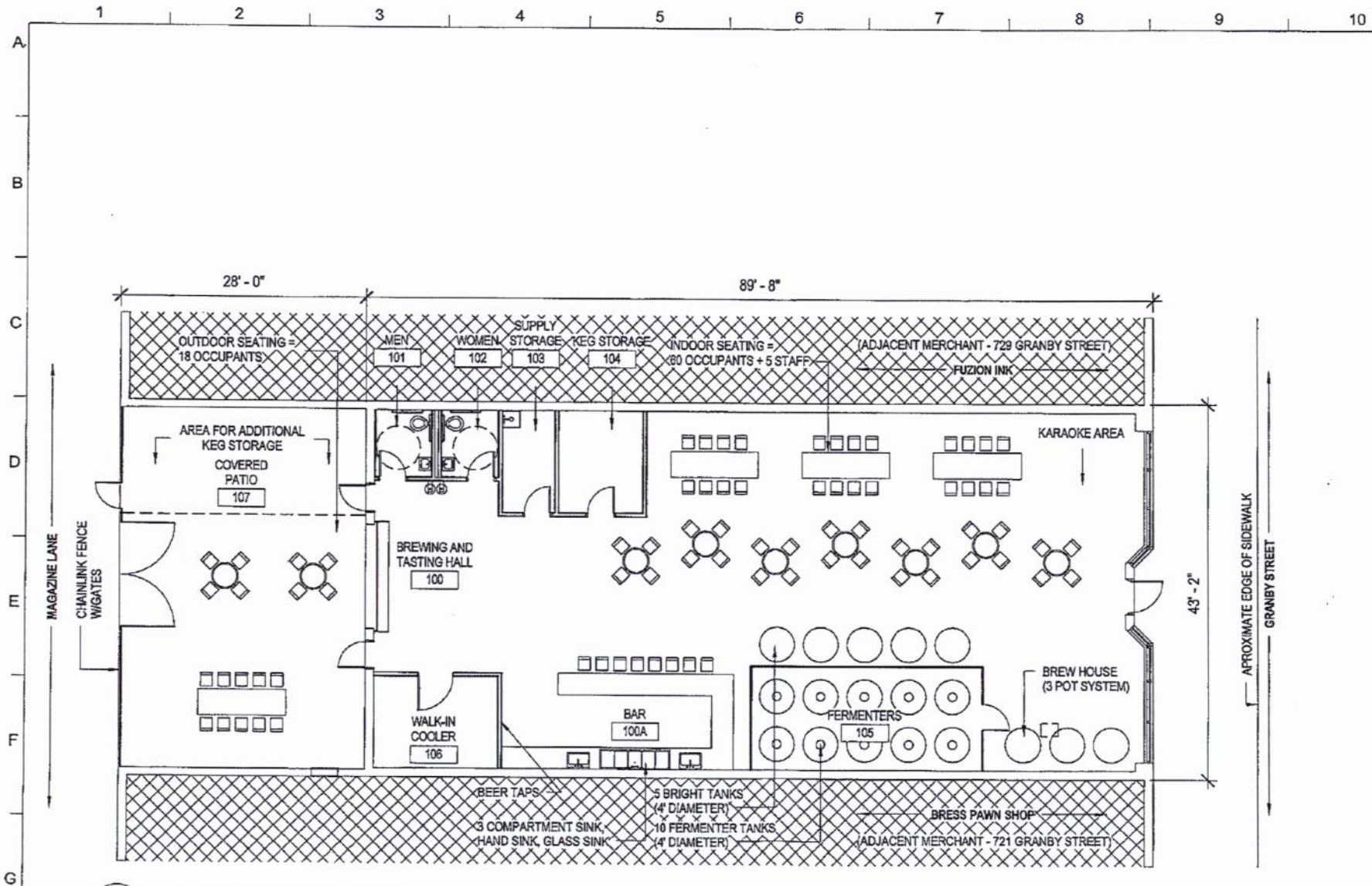
810 Union Street, Room 508

Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

(Revised January 2015)

Exhibit B



1 FLOOR PLAN - OPTION TWO
A101 A101 3/32" = 1'-0"

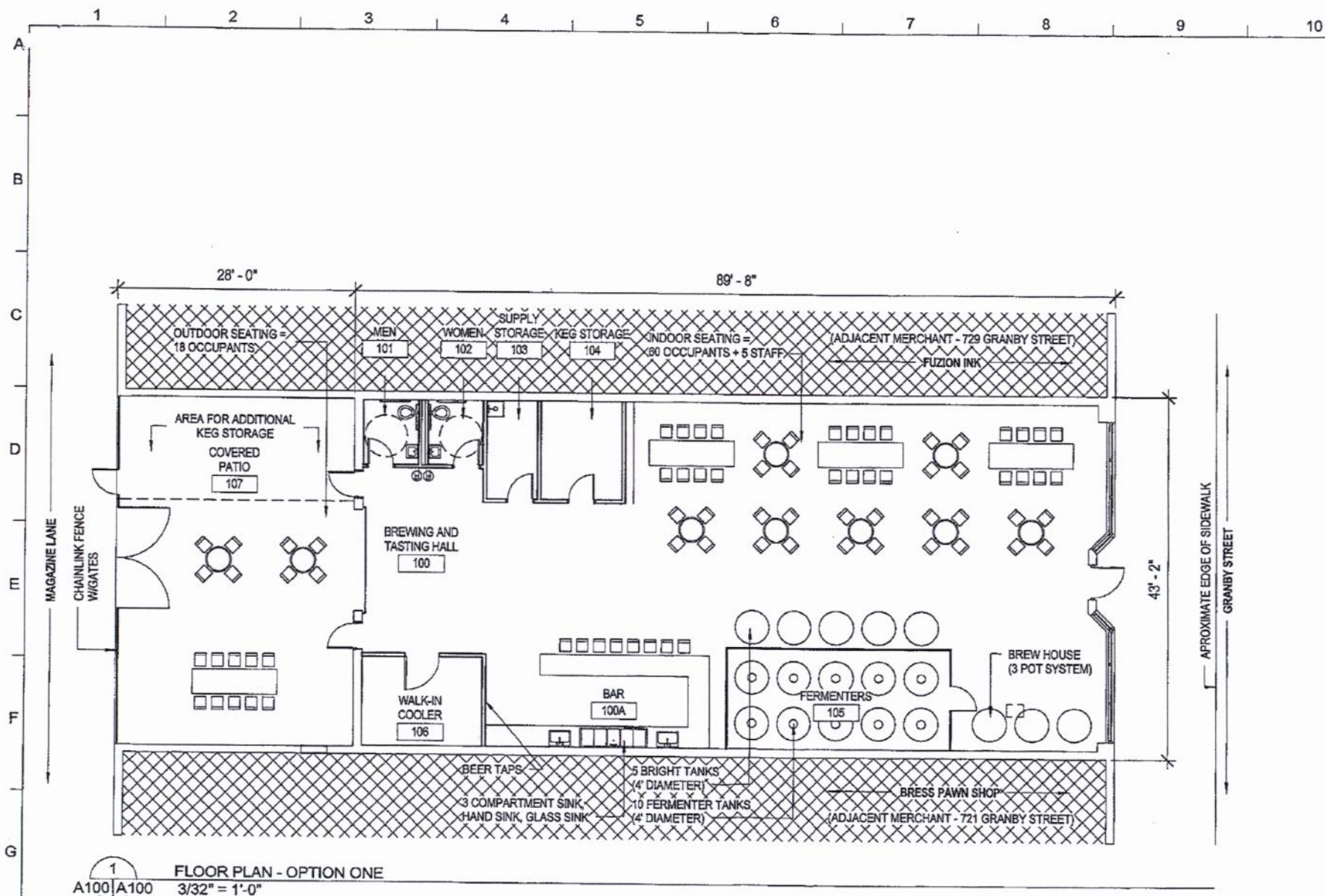
WPA
WORK PROGRAM ARCHITECTS
757.227.5310



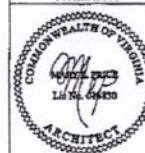
BEARDED BIRD BREWERY
727 GRANBY STREET
NORFOLK VA, 23510

Project #
1603
Date
11 JAN 2015

**SPECIAL
EXCEPTION
A101**



WPA
WORK PROGRAM ARCHITECTS
757.227.5310



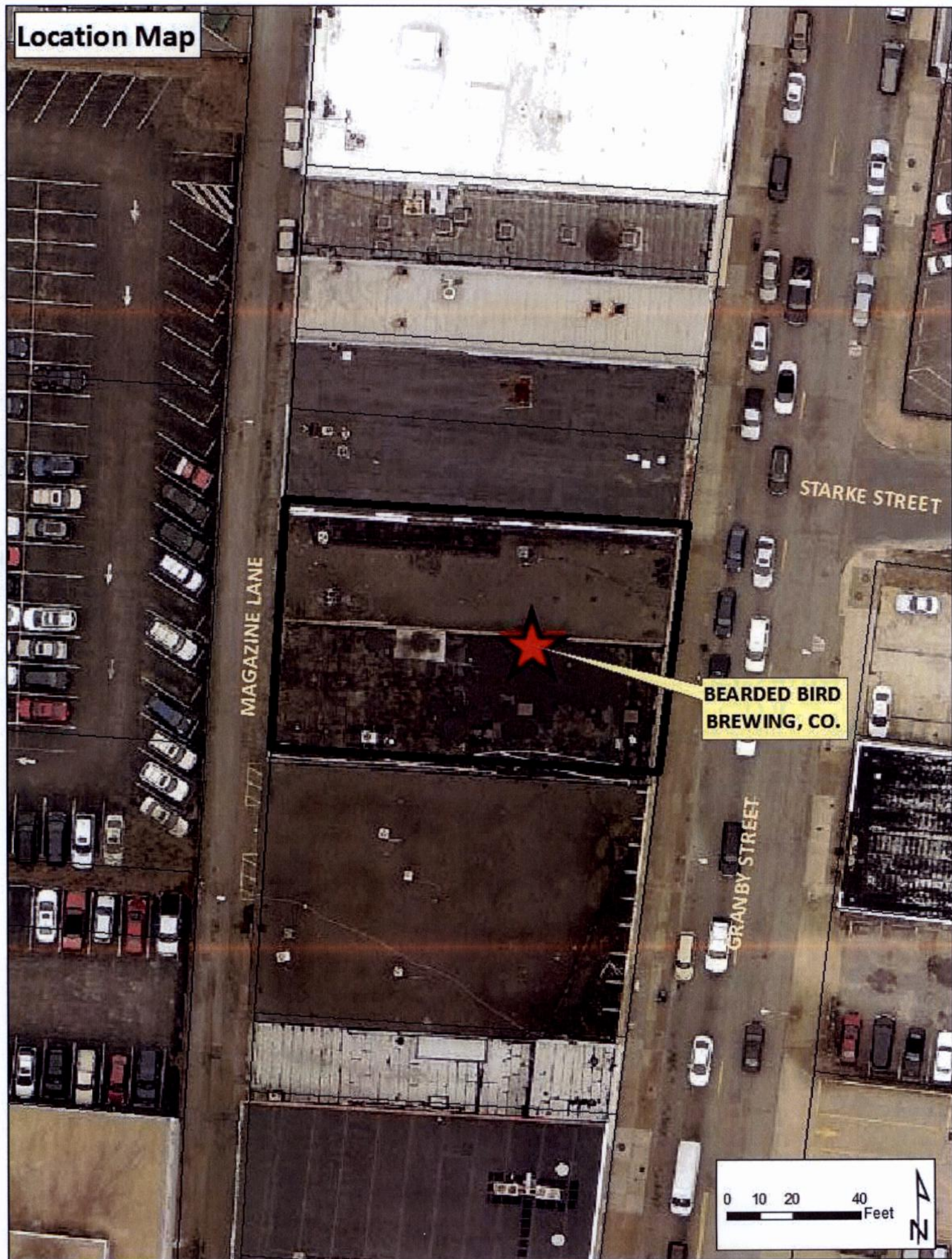
BEARDED BIRD BREWERY

727 GRANBY STREET
NORFOLK VA, 23510

Project #
1603
Date
11 JAN 2015

**SPECIAL
EXCEPTION
A100**

Location Map



MAGAZINE LANE

STARKE STREET

BEARDED BIRD
BREWING, CO.

GRANBY STREET

0 10 20 40
Feet



Zoning Map

D-4

D-4

D-4

D-4

W OLNEY ROAD

E OLNEY ROAD

D-4

D-4

D-4

MAGAZINE LANE

D-4

GRANBY STREET

STARKE STREET

D-4

VOSS STREET

D-4

BEARDED BIRD BREWING CO.

W BRAMBLETON AVENUE

W BRAMBLETON AVENUE

E BRAMBLETON AVENUE

E BRAMBLETON AVENUE

AVENUE

D-3

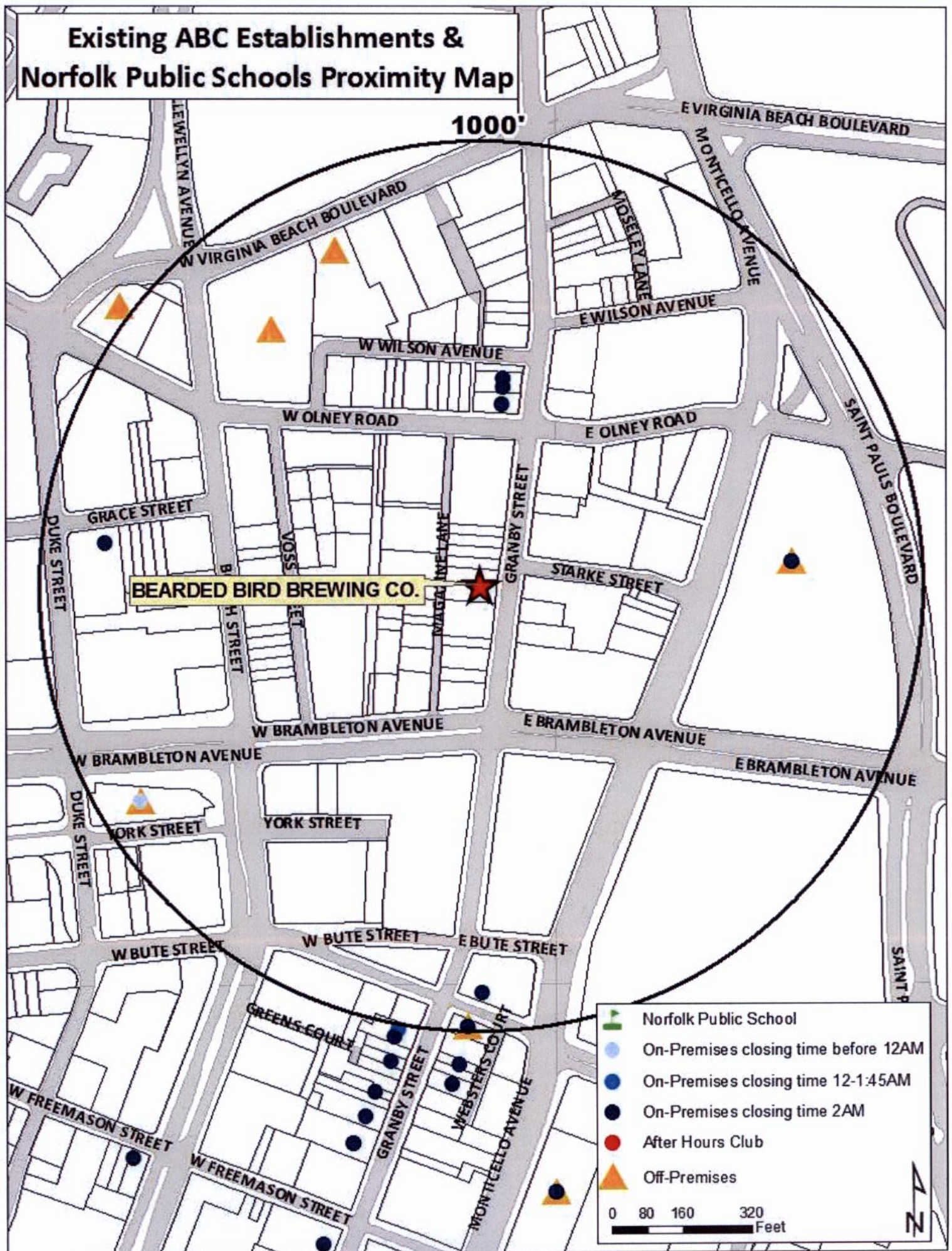
GRANBY STREET

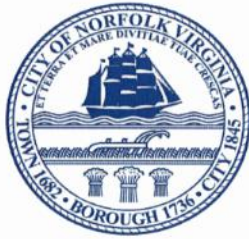
D-3

0 30 60 120 Feet



Existing ABC Establishments & Norfolk Public Schools Proximity Map





**APPLICATION
BREWERY/MICROBREWERY/BREW PUB**

Date of Application: 1/8/16

DESCRIPTION OF PROPERTY

Property location: (Street Number) 727 (Street Name) GRANBY STREET

Existing Use of Property VACANT

Current Building Square Footage 3608

Proposed Use MICROBREWERY

Proposed Building Square Footage 3608

Trade Name of Business (If applicable) BEARDED BIRD BREWING CO. INC

APPLICANT

(If applicant is a LLC or a Corp./Inc., include name of official representative and/or all partners)

1. Name of applicant: (Last) CLOONAN (First) JOSEPH (MI) M

Mailing address of applicant (Street/P.O. Box): 122 W. LEICESTER AVE

(City) NORFOLK (State) VA (Zip Code) 23503

Daytime telephone number of applicant (757) 292-6367 Fax () _____

E-mail address of applicant: joe.cloonan@gmail.com

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508

Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

(Revised January, 2016)

AUTHORIZED AGENT (if applicable)

(If agent is a LLC or a Corp./Inc., include name of official representative and/or all partners)

2. Name of applicant: (Last) HEW (First) Rick (MI) _____
Mailing address of applicant (Street/P.O. Box): 1400 GRABY ST UNIT 407
(City) NORFOLK (State) VA (Zip Code) 23510
Daytime telephone number of applicant () 615-6905 Fax () _____
E-mail address of applicant: RickHEWconsulting@gmail.com

PROPERTY OWNER

(If property owner is a LLC or a Corp./Inc., include name of official representative and/or all partners)

3. Name of property owner: (Last) BRESS (First) LAWRENCE (MI) E
Mailing address of property owner (Street/P.O. box): 1215 BRANDON AVE
(City) NORFOLK (State) VA (Zip Code) 23507
Daytime telephone number of owner (757) 572-8040 email: LARRYBRESS@GMAIL.COM

CIVIC LEAGUE INFORMATION

Civic League contact: KEVIN MURPHY
Date(s) contacted: 1/2/16
Ward/Super Ward information: _____

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508
Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

(Revised January, 2016)

CERTIFICATION:

I hereby submit this complete application and certify the information contained herein is true and accurate to the best of my knowledge:

Print name: Lawrence E Bress Sign: Lawrence E Bress 11/6/16
(Property Owner) (Date)

Print name: JOSEPH CLOONAN Sign: [Signature] 11/5/16
(Applicant) (Date)

ONLY NEEDED IF APPLICABLE:

Print name: [Signature] Sign: Rick Henry 11/6/16
(Authorized Agent Signature) (Date)



**APPLICATION
ADULT USE SPECIAL EXCEPTION
ENTERTAINMENT ESTABLISHMENT
(Please Print)**

Date 1/8/16

DESCRIPTION OF PROPERTY

Address 727 GRANBY STREET

Existing Use of Property VACANT

Proposed Use MICROBREWERY

Current Building Square Footage 3608

Proposed Building Square Footage 3608

Trade Name of Business (If applicable) BEARDED BIRD BREWING Co.

APPLICANT

(If applicant is a LLC or a Corp./Inc., include name of official representative and/or all partners)

1. Name of applicant: (Last) CLONAN (First) JOSEPH (MI) M

Mailing address of applicant (Street/P.O. Box): 122 W LEICESTER AVE

(City) NORFOLK (State) VA (Zip Code) 23503

Daytime telephone number of applicant (757) 292 6367 Fax () _____

E-mail address of applicant: joe.clonan@gmail.com

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(Revised January 2015)

Application
Entertainment Establishment
Page 2

AUTHORIZED AGENT (if applicable)

(If agent is a LLC or a Corp./Inc., include name of official representative and/or all partners)

2. Name of applicant: (Last) HEW (First) Rick (MI) _____

Mailing address of applicant (Street/P.O. Box): 1400 GRACEY UNIT 407

(City) NORFOLK (State) VA (Zip Code) 23510

Daytime telephone number of applicant () 615-6905 Fax () _____

E-mail address of applicant: RickHewConsulting@gmail.com

PROPERTY OWNER

(If property owner is a LLC or a Corp./Inc., include name of official representative and/or all partners)

3. Name of property owner: (Last) Bress (First) Lawrence (MI) E

Mailing address of property owner (Street/P.O. box): 1215 Brandon Ave

(City) Norfolk (State) Va. (Zip Code) 23507

Daytime telephone number of owner 757 5720246 email: larrybress@gmail.com

CIVIC LEAGUE INFORMATION

Civic League contact: KEVIN MURPHY

Date(s) contacted: 1/2/16

Ward/Super Ward information: 2 TERRY WHIBLEY - 6-WINN

DEPARTMENT OF CITY PLANNING

810 Union Street, Room 508

Norfolk, Virginia 23510

Telephone (757) 664-4752 Fax (757) 441-1569

REQUIRED ATTACHMENTS

CERTIFICATION

I hereby submit this complete application and certify the information contained herein is true and accurate to the best of my knowledge:

Print name: Lawrence E. Bress Sign: [Signature] 1/17 1/2016
(Property Owner or Authorized Agent of Signature) (Date)

Print name: Joseph C. Brown Sign: [Signature] 1/17 1/16
(Applicant) (Date)

ONLY NEEDED IF APPLICABLE:

Print name: Rick Heav Sign: [Signature] 1/18 1/16
(Authorized Agent Signature) (Date)

Security Plan for Bearded Bird Brewing

727 Granby Street

Norfolk VA 23510

Goals:

- to ensure the safe, sound, and secure experience for all patrons of Bearded Bird Brewing.
- to maintain freely accessible points of ingress and egress at both the front and rear of the facility for both patrons and staff of Bearded Bird Brewing.
- to provide a safe and structured evacuation from Bearded Bird Brewing in case of fire or other uncontrolled danger that may occur.
- to utilize technological and mechanical devices, such as video and sensors, for 24 hour monitoring of Bearded Bird Brewing.
- to resolve all dangerous situations with peaceful and effective methods before injury to any person or property has occurred. The Bearded Bird Brewing staff shall provide an assertive yet professional presence to maintain the safety and security of the members of the public.
- to create an open, progressive, and inviting character for the neighborhood in conjunction with the City of Norfolk's NEON District.

Features of the Plan:

- Security Team
 - o The plan is to secure all forms of ingress and egress with personnel posted at these points, along with additional personnel located within the premises for monitoring internally.
- Rules and Regulations
 - o There is no age limit to be on the premises as Bearded Bird Brewery is open to all ages. The only restriction is patrons that wish to imbibe alcoholic beverages will need to be a minimum of 21 years of age as per ABC regulations.
 - o No weapons, including open carried or concealed guns, will be allowed into the brewery.
 - o Patrons that appear to be intoxicated will be handled with care and respect to both the patron and the public.
 - o Patrons that become unruly will immediately be prohibited from purchasing any further alcoholic beverages, and requested to leave the premises. If they refuse, law enforcement may be contacted.
 - o The facility is a non-smoking. Anyone caught smoking will be requested to stop, given a polite one time warning, and directed to the outside smoking area. If caught a second time, they will be directed to leave Bearded Bird Brewing.
- Access
 - o There is on street parking and sidewalk accessibility.

Uniforms for Security Personnel:

- Security personnel will wear a shirt with the brewery logo prominently placed on it.

Security Team:

- During large events where occupancy could exceed 100 persons, or the queue of patrons waiting may exceed 25 persons, two people will maintain security at the entrance

door to help ensure a calm orderly entrance of persons and to ensure occupancy of the building is never exceeded at any time. One person will be positioned at the exit door to ensure no unauthorized persons enter through that path.

- General Responsibilities and Duties
 - o The security team members will ensure that all patrons of age to consume alcohol receive a band to show that their IDs have been verified. IDs may also be verified at the bar for drink orders.
 - o Security team members will be required to keep an accurate count of the number of patrons entering and exiting the facility. During events, patrons will enter through the front or rear entrance and may be asked to exit through the other entrance.
 - o Personnel at both doors will maintain communication via a hand held radio or some other hand held communication device if radios are not available

Communication:

- Communication will be maintained between security personnel, bar staff, and any other personnel on duty via hand held radios or some other hand held communication device if radios are not available. All staff may also communicate via hand signals.

Electronic Security:

- The brewery will have video surveillance of the tasting area, the bar, and both entrances. This video will be recorded and maintained as necessary. Fire,/smoke/CO₂ monitors will be installed in the facility to ensure the safety of all persons on the premises.

Emergency Evacuation Plan:

- In the event of an emergency requiring evacuation, all persons on the premises will be directed to exit the building in an orderly fashion via any available exit. If time is available, the roll up door in the rear of the building will be opened to help facilitate this orderly evacuation. If any exit is blocked for any reason, then all persons will be directed via signage and staff on the current escape route and the rear roll up door will be maintained open to facilitate this.

Blough, Christopher

From: Straley, Matthew
Sent: Wednesday, January 13, 2016 1:03 PM
To: 'dncl@welovenorfolk.org'; Miller, Mary
Cc: Whibley, Terry; Winn, Barclay; Howard, Oneiceia; Blough, Christopher
Subject: new Planning Commission applications - 727 Granby Street
Attachments: beardedbird_microbrewery.pdf; beardedbird_entertainment.pdf

Mr. Murphy and Ms. Miller,

Attached please find the following applications at 727 Granby Street:

- a. Special exception to operate an entertainment establishment with alcoholic beverages.
- b. Special exception to operate a microbrewery.

The item is tentatively scheduled for the February 25, 2016 Planning Commission public hearing.

Should you have any questions, please e-mail or call *Chris Blough* at (757) 664-6771, christopher.blough@norfolk.gov

Thank You.

Matthew Straley

GIS Technician II

Norfolk Department of City Planning

810 Union Street, Suite 508 | Norfolk, Virginia 23510

Matthew.Straley@norfolk.gov | Tel: 757-664-4769 | Fax: 757-441-1569